

## DEVELOPMENT REVIEW BOARD AGENDA

**Plaza del Sol Hearing Room, Basement, Plaza del Sol Building**

October 4, 2006

9:00 a.m.

MEMBERS:

Sheran Matson, AICP, DRB Chair  
Claire Senova, Administrative Assistant

Wilfred Gallegos, Transportation Development  
Brad Bingham, Alternate City Engineer

Roger Green, Utility Development  
Christina Sandoval, Parks & Recreation

\*\*\*\*\*

**NOTE:** UNLESS ANNOUNCED DURING THE MEETING, THE DEVELOPMENT REVIEW BOARD WILL NOT TAKE A LUNCH BREAK.

**NOTE:** INDIVIDUALS WITH DISABILITIES WHO NEED SPECIAL ASSISTANCE TO PARTICIPATE AT THIS MEETING SHOULD CONTACT CLAIRE SENOVA, PLANNING DEPARTMENT, AT 924-3946. HEARING IMPAIRED USERS MAY CONTACT HER VIA THE NEW MEXICO RELAY NETWORK BY CALLING TOLL-FREE:1-800-659-8331.

**NOTE:** REQUESTS FOR DEFERRAL OF CASES WILL BE DISCUSSED BY THE BOARD AND THE APPLICANT AND/OR AGENT AT THE BEGINNING OF THE AGENDA. BOTH PARTIES MUST AGREE UPON THE DATE OF DEFERRAL. IF THE APPLICANT/AGENT IS NOT PRESENT, THE ADMINISTRATIVE ASSISTANT MUST RECEIVE A LETTER, PRIOR TO THE HEARING DATE, REQUESTING A SPECIFIC DEFERRAL DATE. THE BOARD WILL DISCUSS AND MAKE A DECISION AT THE HEARING. THE APPLICANT/AGENT WILL THEN BE INFORMED OF THE DEFERRAL DATE AND REASON.

- A. Call to Order: Adjourned:  
B. Changes and/or Additions to the Agenda  
C. New or Old Business

## CASES WHICH REQUIRE PUBLIC NOTIFICATION

## MAJOR SUBDIVISIONS, VACATIONS, SIA EXTENSIONS AND SITE DEVELOPMENT PLANS

- 1. Project # 1002473**  
06DRB-01329 Major-Two Year SIA

D. R. HORTON HOMES request(s) the above action(s) for **DESERT VISTA SUBDIVISION**, zoned RD (6DU/AC), located on VENTURA ST NE, between CORONA AVE NE and SIGNAL AVE NE containing approximately 16 acre(s). [REF: 05DRB-01472] (C-20)

**2. Project # 1005029**

06DRB-01234 Major-Preliminary Plat Approval  
06DRB-01235 Major-Vacation of Public Easements  
06DRB-01236 Minor-Temp Defer SDWK

ADVANCED ENGINEERING agent(s) for WESTLAND DEVELOPMENT request(s) the above action(s) for all or a portion of Tract(s) B & J, THE CROSSING and Tract(s) R, STORMCLOUD SUBDIVISION, UNITS 3 & 4 (to be known as **STORMCLOUD SUBDIVISION UNITS 4 & 5**) zoned SU-2 for R-LT, located on TIERRA PINTADA BLVD NW west of UNSER BLVD NW and LADERA NW containing approximately 55 acre(s). [REF: 06DRB-01045] *[Deferred from 9/20/06]* (H-9)

06DRB-01398 Minor-Subd Design (DPM) Variance

ADVANCED ENGINEERING agent(s) for WESTLAND DEVELOPMENT request(s) the above action(s) for all or a portion of Tract(s) B & J, THE CROSSING and Tract(s) R, STORMCLOUD SUBDIVISION, UNITS 3 & 4 (to be known as **STORMCLOUD SUBDIVISION UNITS 4 & 5**) zoned SU-2 for R-LT, located on TIERRA PINTADA BLVD NW west of UNSER BLVD NW and LADERA NW containing approximately 55 acre(s). [REF: 06DRB-01045] (H-9)

**3. Project # 1004091**

06DRB-00942 Major-Preliminary Plat approval  
06DRB-00943 Minor- Temp Deferral of Sidewalk

RIO GRANDE ENGINEERING agent(s) for IRVING PARTNERS LLC request(s) the above action(s) for all or a portion of Unplatted Lands of Amalgamated Partners (to be known as **DESERT GARDEN ESTATES SUBDIVISION**), zoned RLT, located on IRVING BLVD NW between RAINBOW RD NW and PASEO DEL OESTE NW containing approximately 12 acre(s). *[Deferred from 7/26/06 & 8/2/06 & 8/9/06 & 8/16/06 & 8/23/06 & 9/20/06]* (A-9)

4. **Project # 1005031**

06DRB-01077 Major-Vacation of  
Public Easements

SURV-TEK agent(s) for THE TRAILS LLC request(s) the above action(s) for all or a portion of Tract(s) 9-A, THE TRAILS, UNIT 2 (to be known as **SANTA FE 3 @ THE TRAILS, UNIT 2**) zoned R-D, located on WOODMONT AVE NW, between RAINBOW BLVD NW and UNIVERSE BLVD NW containing approximately 20 acre(s). [REF: 06DRB-01017, 06DRB-01018] *[Deferred from 8/23/06 & 9/13/06 & 9/27/06]* (C-9)

06DRB-01017 Major-Preliminary Plat  
Approval  
06DRB-01018 Minor-Temp Defer  
SDWK

SURV TEK & WILSON & COMPANY agent(s) for THE TRAILS LLC request(s) the above action(s) for all or a portion of Tract(s) 9-A, THE TRAILS UNIT 2 (to be known as **SANTA FE 3 @ THE TRAILS, UNIT 2**) zoned R-D residential and related uses zone, developing area, located on WOODMONT AVE NW, between RAINBOW BLVD NW and UNIVERSE BLVD NW containing approximately 20 acre(s). (Listed as Project 1004644 in error) *[Deferred from 8/9/06 & 8/23/06 & 9/13/06 & 9/27/06]* (C-9)

06DRB-01282 Minor-Subd Design  
(DPM) Variance

WILSON AND COMPANY agent(s) for THE TRAILS LLC request(s) the above action(s) for all or a portion of Tract(s) 9A, THE TRAILS UNIT 2 (to be known as **SANTA FE 3 @ THE TRAILS, UNIT 2**) zoned R-D residential and related uses zone, developing area, located on WOODMONT AVE NW, between RAINBOW BLVD NW and UNIVERSE BLVD NW containing approximately 20 acre(s). [REF: 06DRB-01017, 06DRB-01018, DRB-01077] *Deferred from 9/13/06 & 9/27/06]* (C-9)

5. **Project # 1004428**  
06DRB-01121 Major-Vacation of Public Easements  
06DRB-01119 Major-Preliminary Plat Approval  
06DRB-01122 Minor-Temp Defer SDWK
- MARK GOODWIN & ASSOCIATES agent(s) for ALBUQUERQUE RIO BRAVO PARTNERS LLC request(s) the above action(s) for all or a portion of Tract(s) RR-3A, RR-3B, RR-3C, RR-3D and RR-3E, TOWN OF ATRISCO GRANT (to be known as **CEJA VISTA**) zoned SU-1, C-1, R-LT, located on DENNIS CHAVEZ BLVD SW, between MEADE AVE SE and 118<sup>TH</sup> ST SW containing approximately 99 acre(s). [REF: 05DRB-01460, 05DRB-01461] *[Deferred from 8/30/06 & 9/27/06]* (P-9)

**SITE DEVELOPMENT PLANS (EPC FINAL SIGN-OFF) AMENDED PLANS AND MASTER DEVELOPMENT PLANS (CITY COUNCIL FINAL SIGN-OFF)**

**NOTE:** IF THE APPLICANT/AGENT IS NOT PRESENT WHEN THEIR REQUEST IS CALLED, THEN THE REQUEST MAY BE INDEFINITELY DEFERRED ON A NO SHOW.

6. **Project # 1004167**  
06DRB-01367 Minor-SiteDev Plan Subd/EPC
- CONSENSUS PLANNING agent(s) for LA ORILLA GROUP request(s) the above action(s) for all or a portion of Lot(s) 1-10, **BOSQUE PLAZA**, zoned C-1 (SC) located on COORS BLVD NW, between LA ORILLA RD NW and MONTANO PLAZA NW containing approximately 12 acre(s). [REF: 06EPC-01357, 06EPC-01358] [**Catalina Lehner, EPC Case Planner**] *[Deferred from 9/27/06]* (E-12)

- 06DRB-01357 Minor-Prelim&Final Plat Approval  
06DRB-01358 Minor-Vacation of Private Easements
- SURV-TEK INC agent(s) for LA ORILLA GROUP, JIM & CHRISTEN SHULL request(s) the above action(s) for all or a portion of Lot(s) 7, 8 & 10-B, **BOSQUE PLAZA**, zoned C-1 (SC) neighborhood commercial zone, located on COORS BLVD NW, between LA ORILLA RD NW and MONTANO PLAZA NW containing approximately 3 acre(s). [REF: 05DRB-00821, 05DRB-01042, 06DRB-01367] *[Deferred from 9/27/06]* (E-12)

7. **Project # 1002580**  
06DRB-01370 Minor-Amnd SiteDev  
Plan BldPermit
- DAVID GREEN agent(s) for DUSTYN LADEWIG request(s) the above action(s) for all or a portion of Lot(s) 29 & 30, Block(s) 5 (to be known as (**TRACT A, NORTH ALBUQUERQUE ACRES**) zoned IP, located on SAN DIEGO ST NE NE, between SAN MATEO ST NE and PAN AMERICAN FRWY NE containing approximately 2 acre(s). [REF: 03DRB-00566] [Deferred from 9/27/06] (B-18)
8. **Project # 1004644**  
06DRB-01189 Minor-SiteDev Plan  
Subd/EPC
- CONSENSUS PLANNING INC agent(s) for THE TRAILS LLC request(s) the above action(s) for all or a portion of, THE TRAILS, UNIT 2, SANTA FE 3, (to be known as **THE TRAILS, UNIT 9A**) zoned R-D, located on WOODMONT AVE NW, between RAINBOW BLVD NW and UNIVERSE BLVD NW containing approximately 20 acre(s). [Deferred from 8/23/06 & 9/13/06 & 9/27/06] (C-9)

#### **MINOR PLATS, FINAL (MAJOR) PLATS, AMENDED PLATS AND PLANS**

9. **Project # 1005106**  
06DRB-01392 Minor-Sidewalk Waiver
- LORETTA NARANJO LOPEZ agent(s) for MARY LOU NARANJO request(s) the above action(s) for all or a portion of Lot(s) B, SORIDA ADDITION, **LANDS OF ARTHUR NARANJO**, zoned RA-2 residential and agricultural zone, located on DURANES RD NW, between LOS LUCERO RD NW and GUADALUPE TR NW containing approximately 2 acre(s). [REF: 06DRB-01251] (H-12)

10. **Project # 1003886**  
06DRB-01387 Minor-Final Plat  
Approval
- MARK GOODWIN & ASSOCIATES PA agent(s) for HOMESITE FIVE LTD request(s) the above action(s) for all or a portion of Tract(s) C & 42, MESA VILLAGE (to be known as **SILVER LEAF SUBDIVISION**) zoned R-3 residential zone, located on LOMAS BLVD NE, between SELLARS DR NE and EASTERDAY DR NE containing approximately 52 acre(s). [REF: 06DRB-00861] (J-20)
11. **Project # 1004940**  
06DRB-00794 Minor- Final Plat  
Approval
- ISAACSON & ARFMAN PA agent(s) for SIGNATURE J HOMES INC request(s) the above action(s) for all or a portion of Tract(s) A, Lot(s) 30, 31 & 32 (to be known as **CHAMISA ENCANTADA**) zoned R-D residential and related uses zone, developing area, located on GRAYSON RD NW, between DUSKFIRE DR NW and TARRINGTON DR NW containing approximately 1 acre(s). *[Was Indef deferred from 6/14/06, was Indef deferred from 7/19/06]* (J-10)
12. **Project # 1004465**  
06DRB-01397 Minor-Prelim&Final Plat  
Approval
- GARCIA/KRAEMER & ASSOCIATES agent(s) for AMY HENKEL request(s) the above action(s) for all or a portion of Lot(s) 9, **MAJOR ACRES**, zoned R-1, located on MAJOR AVE NW, between 12<sup>TH</sup> ST NW and 10<sup>TH</sup> ST NW containing approximately 1 acre(s). [REF: 05DRB-01541] (G-14)

13. **Project # 1001182**  
06DRB-01388 Minor-Prelim&Final Plat  
Approval
- RIO GRANDE ENGINEERING agent(s) for FULLER HOMES OF NM request(s) the above action(s) for all or a portion of Lot(s) 29 & 30, (to be known as **LOTS 29-A P-1 & 30-A P-1, BLUEWATER POINTE SUBDIVISION**, zoned RD-RLT, located on BLUEWATER RD NW, between EL SHADDAI ST NW and KETCH DR NW containing approximately 1 acre(s). [REF: 05DRB-01069] (K-9)
14. **Project # 1005167**  
06DRB-01391 Minor-Prelim&Final Plat  
Approval
- SURVEYS SOUTHWEST agent(s) for ELFEGO & DELORES VALDEZ request(s) the above action(s) for all or a portion of Lot(s) 15, **RICE DURANES ADDITION #1**, zoned R-2, located on DURANES RD NW, between RICE AVE NW and RIO GRANDE BLVD NW containing approximately 1 acre(s). [REF: DRB-94-113] (H-13)
15. **Project # 1005064**  
06DRB-01390 Minor-Prelim&Final Plat  
Approval
- ALPHA PROFESSIONAL SURVEYING agent(s) for STEVEN RESTAINO request(s) the above action(s) for all or a portion of Lot(s) 38-A-2, M.R.G.C.D. MAP #32, **LANDS OF STEVEN RESTAINO**, zoned R-1, located on GUADALUPE TRAIL NW, between SANDIA RD NW and MONTANO NW containing approximately 1 acre(s). (F-14)

16. **Project # 1005172**  
06DRB-01399 Minor-Prelim&Final Plat  
Approval
- ADVANCED ENGINEERING AND CONSULTING LLC agent(s) for UBALDO MENDOZA request(s) the above action(s) for all or a portion of Lot(s) 23 & 24, Block(s) 3, **FAIRGROUND ADDITION**, zoned C-3, located on FLORIDA ST SE, between CENTRAL AVE SE and COCHITI RD SE containing approximately 1 acre(s). (K-18)
17. **Project # 1004901**  
06DRB-00689 Minor-Prelim&Final Plat  
Approval
- WAYJOHN SURVEYING agent(s) for RIVERA INVESTMENTS request(s) the above action(s) for all or a portion of Tract(s) A-1, Block(s) 29, HUNING CASTLE ADDITION (to be known as **HUNING CASTLE TOWNHOMES**) zoned R-3, located on ALCALDE PLACE SW, between LEAD AVE SW and COAL AVE SW containing approximately 1 acre(s). *[Was Indefinitely deferred 5/24/06 for grading and drainage plan and infrastructure list] [Deferred from 9/20/06 & 9/27/06]* (K-13)
18. **Project # 1004606**  
06DRB-01354 Major-Final Plat  
Approval
- SURV-TEK INC agent(s) for THE TRAILS LLC request(s) the above action(s) for all or a portion of Tract(s) 11, THE TRAILS, UNIT 2 (to be known as **VALLE VISTA AT THE TRAILS, UNIT 2**) zoned R-D, located on WOODMONT NW, between RAINBOW BLVD NW and UNIVERSE BLVD NW containing approximately 12 acre(s). *[Deferred from 9/27/06]* (C-9)



**NO ACTION IS TAKEN ON THESE CASES:**  
**APPLICANT - AGENT IS REQUIRED TO BE AT THE MEETING**

- 19. Project # 1005170**  
06DRB-01395 Minor-Sketch Plat or Plan  
JOHN & ANITA MCDONOUGH request(s) the above action(s) for all or a portion of Lot(s) 30-A, **THOMAS VILLAGE ESTATES, PHASE II**, zoned RA-2, located on LA MANCHA NW, between DON QUIXOTE NW and CALLE DE DEBORAH NW containing approximately 1 acre(s). (G-12)
- 20. Project # 1005168**  
06DRB-01393 Minor-Sketch Plat or Plan  
DIANNE COHEN request(s) the above action(s) for all or a portion of Lot(s) 12A & 13A, Block(s) 20, **PARKLAND HILLS ADDITION**, zoned R-1, located on PERSHING BLVD SE, between RIDGECREST SE and ALISO DR SE containing approximately 1 acre(s). (L-17)
- 21. Project # 1005169**  
06DRB-01394 Minor-Sketch Plat or Plan  
ALPHA PROFESSIONAL SURVEYING INC agent(s) for UNM REAL ESTATE DEPARTMENT request(s) the above action(s) for portions of SECTIONS 10 & 11, T9NA3E, **UNM AIRPORT PARCEL**, zoned M-1, located on IRA SPRECHER RD SE, between LOS PICAROS SE and the ALBUQUERQUE INTERNATIONAL AIRPORT containing approximately 447 acre(s). (P-16, P-17)

**22. Project # 1005171**

06DRB-01396 Minor-Sketch Plat or  
Plan

BOHANNAN HUSTON INC agent(s) for WESTLAND  
DEVELOPMENT CO request(s) the above action(s)  
for PARCEL D, WESTLAND NORTH (to be known as  
**GRASSLANDS**) zoned SU-2, R-2, located on  
ARROYO VISTA BLVD NW, between LADERA DR  
NW and TIERRA PINTADA BLVD NW containing  
approximately 63 acre(s). (J-8)

**23. Approval of the Development Review Board Minutes for September 27, 2006.**

Other Matters:

ADJOURNED: